CITY OF LAREDO SPECIAL CITY COUNCIL MEETING

CITY COUNCIL CHAMBERS 1110 HOUSTON STREET LAREDO, TEXAS 5:30 P.M.

M-93-S-04

MINUTES FEBRUARY 22, 1993

I. CALL TO ORDER

With a quorum present Mayor Saul N. Ramirez, Jr. called the meeting to order.

II. PLEDGE OF ALLEGIANCE

Mayor Saul N. Ramirez, Jr. led in the Pledge of Allegiance.

III. ROLL CALL

IN ATTENDANCE:

SAUL N. RAMIREZ, JR., MAYOR

JOSE R. PEREZ, COUNCILMEMBER, DISTRICT I

OACINTO P. JUAREZ, ", DISTRICT II
ARLENE RASH ALDRIDGE, ", DISTRICT III
CECILIA MAY MORENO, ", DISTRICT IV
BLAS CASTANEDA, ", DISTRICT V
EDUARDO PERALES, ", DISTRICT VT
JOSE GERARDO (JERRY) BEETE , DISTRICT III

JOSE GERARDO (JERRY) PEREZ, " , DISTRICT VII ** , DISTRICT VIII

FELIPE CARDENAS, ", GUSTAVO GUEVARA, JR., CITY SECRETARY

PETER H. VARGAS, CITY MANAGER

JOSE SALVADOR TELLEZ, CITY ATTORNEY

Motion to dispense with the regular rules of order and move item #21 for discussion at this time.

Moved: Cm. Castaneda

Second: Cm. Cardenas

Against: 0 Abstain: 0

(Cw. Moreno was not present.)

IV. PUBLIC HEARINGS

Consideration of an application for rezoning a 4.8887 acre tract out of Porcion 33, Abstract 3084 and Porcion 34, Abstract 762, from AG (Agricultural District) to R-1 (Single Family Residential District), located east of United South High School; and that an ordinance be introduced.

For: 7 Against: 0 Abstain: 0 (Cw. Moreno was not present.)

(Cw. Moreno came in at this time: 5:45 p.m.)

Mr. Severo Flores, a south Laredo resident, requested from council to provide the citizens information on how the financing will be provided, why the location, and provide town hall meetings in various parts of the city at different locations and to provide sufficient publication.

The Mayor stated that he plans to provide one in each district at a later date.

Cm. Perez suggested that we use the schools to provide the schedule information to the students so they in turn can provide the information to their parents.

Mr. Frank Staggs, a member of the Taxpayers League, stated that they do not agree with the reports provide by the committee and they have appointed a committee of their own. The exact need and projected plans for this project will be provided on a report at a later meeting.

Mr. Andres Sandoval, a resident of the El Cuartro Neighbor-hood, stated that the people want to work with the Mayor and council on this issue and was offering his help in doing a house to house placing of flyers for a neighborhood meeting.

Ms. Elsa Vega, a concerned citizen, wanted to let the council to know that council should take into consideration the area of south Laredo. She also requested that meetings be held in her area to discuss the issue of the convention center.

Mrs. Carmelita Reily spoke in favor of a downtown convention center location.

Mr. Jorge Casiano, Sr. stated to leave it up to the people to decide on the issue.

Motion to close the public hearing.

Moved : Cm. Perales Second: Cm. Perez

For: 8 Against: 0 Abstain: 0

V. ADJOURNMENT

Motion to adjourn.

Moved : Cm. Juarez Second: Cm. Perez

For: 7 Against: 0 Abstain: 0

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning a 4.8887 acre tract, further described in Exhibit A, located east of United South High from AG (Agricultural District) to R-1 (Single Family Residential District); providing for publication and effective date.

Motion to open the public hearing.

Moved: Cm. Castaneda

Second: Cm. Perez

For: 8 Against: 0 Abstain: 0

Mr. Ron Whitehawk, representing Hill Top Farm Ltd., spoke in favor of the zone change request.

Motion to close the public hearing, approve and introduce.

Moved : Cm. Juarez Second: Cm. G. Perez

Against: 0 Abstain: 0 For: 8

Ordinance Introduction: Cm. Perez

3. Consideration of an application for rezoning a 66.57 acre tract out of Porcion 33, Abstract 3084 and Porcion 34, Abstract 762, from AG (Agricultural District) to R-3 (Mixed Residential District), located east of United South High School and south of United South Junior High; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning a 66.57 acre tract, further described by metes and bounds in Exhibit A, located east of United South High from AG (Agricultural District) to R-3 (Mixed Residential District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Perez Second: Cm. Castaneda

Abstain: 0 Against: 0

Mr. Ron Whitehawk, representing Hill Top Farm Ltd, spoke in favor of the zone change request.

Motion to close the public hearing; approve the zone change; and introduce the ordinance.

Moved: Cm. Perez

Second: Cm. Perales

Against: 0 Abstain: 0 For: 8

Ordinance Introduction: Cm. Perez

4. Consideration of an application for rezoning Block 1, Lot 1, Ricardo Gomez Subdivision from R-1 (Single Family Residential District) to R-3 (Mixed Residential District), located at 1403 Ejido; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 1, Lot 1, Ricardo Gomez Subdivision, located at 1403 Ejido from R-1 (Single Family Residential District) to R-3 (Mixed Residential District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Cardenas Second: Cw. Moreno

Against: 0 Abstain: 0 For: 8

There was no public input.

Motion to close the public hearing; approve the zone change request; and introduce the ordinance.

Moved : Cm. Perez Second: Cm. Juarez

Against: 0 Abstain: 0 For: 8

Ordinance Introduction: Cm. Perez

5. Consideration of an application for rezoning an 8.0556 acre tract out of Porcion 28 from R-1 (Single Family Residential District) to R-3 (Mixed Residential District), located east of O.W.K. Road; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning an 8.0556 acre tract, further described by metes and bounds in Exhibit A, located east of O.W.K. Road, from R-1 (Single Family Residential District) to R-3 (Mixed Residential District); providing for publication and effective date.

Motion to open the public hearing.

Moved: Cm. Juarez Second: Cm. Cardenas

For: 8 Abstain: 0 Against: 0

Mr. Ron Whitehawk, representing the Ramirez family, spoke in favor of allowing the zone change request.

Motion to close the public hearing; approve the zone change request; and introduce.

Moved : Cm. Juarez Second: Cm. G. Perez

For: 7 Against: 0 Abstain: 0

(Cm. Perez not present)

Ordinance Introduction: Cm. Juarez

6. Consideration of an application for rezoning a 4.82 acre tract out of Porcion 25, Abstract 50, from RSM (Residential Suburban Multi-Family Residential District) to R-1A (Single Family Reduced Area District), located on Spring Road across from Regency Subdivision; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning a 4.82 acre tract, further described by metes and bounds in Exhibit A, located on Spring Road across from Regency from RSM (Residential Suburban Multi-Family Residential District) to R-1A (Single Family Reduced Area District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Perales Second: Cm. Castaneda

For: 8 Against: 0 Abstain: 0

Mr. Ron Whitehawk, representing Mr. Seymon Deutch, spoke in favor of the zone change request.

Motion to close the public hearing; approve the zone change request; and introduce the ordinance.

Moved : Cm. Perales Second: Cm. Castaneda

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cm. Perales

7. Consideration of an application for rezoning Block 48, Calton Gardens Subdivision #2, from B-1 (Limited Business District) to B-3 (Community Business District), located on the southwest corner of Springfield and Hillside; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 48, Calton Gardens Subdivision #2, located at the southwest corner of Springfield and Hillside, from B-1 (Limited Business District) to B-3 (Community Business District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Perales Second: Cm. Castaneda

For: 8 Against: 0 Abstain: 0

Mr. Ron Whitehawk, representing Mr. Norman Clark, spoke in favor of allowing the zone change request.

Motion to close the public hearing; approve the zone change request; and introduce the ordinance.

Moved : Cm. Perales Second: Cm. Perez

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cm. Perales

8. Consideration of an application for rezoning Block 1, Lot 2, Plantation II Subdivision, from RSM (Residential Suburban Multi-Family Residential District) to R-1 (Single Family Residential District), located on Country Club Boulevard; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 1, Lot 2, Plantation II Subdivision, located on Country Club Boulevard, from RSM (Residential Suburban Multi-Family Residential District) to R-1 (Single Family Residential District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Perez Second: Cm. Cardenas

For: 8 Against: 0 Abstain: 0

Mr. Carlos Mejia, representing Grupo III, Inc., spoke in favor of the zone change request.

Motion to close the public hearing; approve the zone change; and introduce the ordinance.

Moved : Cm. Perales

Second: Cm. Cardenas

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cm. Perales

9. Consideration of an application for rezoning Block 21, Lot 400, and Block 22, Lot 411, River View Estates 2C, from R-1 (Single Family Residential District) to R-2 (Multi-Family Residential District), located at 201 and 202 Allen Street; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 21, Lot 400, and Block 22, Lot 411, River View Estates 2C, located at 201 and 202 Allen Street, from R-1 (Single Family Residential District) to R-2 (Multi-Family Residential District); providing for publication and effective date.

Motion to open the public hearing.

Moved: Cm. G. Perez Second: Cm. Castaneda

For: 8 Against: 0 Abstain: 0

Mr. Ron Whitehawk, representing Mr. James Rice, spoke in favor of the zone change request.

Motion to close the public hearing; approve the zone change; and introduce the ordinance.

Moved: Cm. G. Perez Second: Cm. Cardenas

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cm. G. Perez

10. Consideration of an application for rezoning Block 1A, Lots 3 and 4, Dellwood Commercial Subdivision, from B-1 (Limited Business District) to B-3 (Community Business District), located on Mines Road; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 1A, Lots 3 and 4, Dellwood Commercial Subdivision, located on Mines Road, from B-1 (Limited Business District) to B-3 (Community Business District); providing for publication and effective date.

Motion to open the public hearing.

Moved: Cm. G. Perez

Second: Cm. Perez

For: 8 Against: 0 Abstain: 0

Mr. Ron Whitehawk, representing Mr. James Rice, spoke in favor of the zone change request.

Motion to close the public hearing; approve the zone change; and introduce the ordinance.

Moved : Cm. G. Perez Second: Cm. Castaneda

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cm. G. Perez

11. Consideration of an application for rezoning a 4.2562 acre tract out of Porcion 19, from a combined M-1 (Light Manufacturing District) and B-1 (Limited Business District) to B-3 (Community Business District), located on Mines Road and Pellegrino Court; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning a 4.2562 acre tract, further described in Exhibit A, located on Mines Road and Pellegrino, from M-1 (Light Manufacturing District) and B-1 (Limited Business District) to B-3 (Community Business District); providing for publication and effective date.

Motion to open the public hearing.

Moved: Cm. G. Perez Second: Cm. Perales

For: 8 Against: 0 Abstain: 0

Mr. Carlos Mejia, Mejia Engineering, spoke in favor.

Motion to close the public hearing; approve the zone change; and introduce the ordinance.

Moved : Cm. G. Perez Second: Cm. Perez

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cm. G. Perez

12. Consideration of an application for rezoning a 48.5389 acre tract from AG (Agricultural District) to R-1 PUD (Single Family Residential Planned Unit Development District), located near the Rio Grande River off of Mines Road; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning a 48.5389 acre tract further described in Exhibit A, located near the Rio Grande River off Mines Road, from AG (Agricultural District) to R-1 PUD (Single Family Residential Planned Unit Development District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Juarez Second: Cm. Perez

For: 8 Against: 0 Abstain: 0

Mr. Carlos Mejia, Mejia Engineering, spoke in favor.

Mr. Juan Ramon Barrera spoke in favor of the zone change.

Motion to close the public hearing; approve the zone change; and introduce the ordinance.

Moved : Cm. G. Perez Second: Cm. Perez

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cm. G. Perez

13. Consideration of an application for rezoning Block 1577, Lot 7, Eastern Division, from B-1 (Limited Business District) to R-3 (Mixed Residential District), located at 2620 Boulanger; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 1577, Lot 7, Eastern Division, located at 2620 Boulanger, from B-1 (Limited Business District) to R-3 (Mixed Residential District); providing for publication and effective date.

Motion to open the public hearing.

Moved: Cm. Cardenas Second: Cm. Perez

For: 8 Against: 0 Abstain: 0

There was no public input.

Motion to close the public hearing; approve the zone change; and introduce the ordinance.

Moved : Cm. Perez Second: Cm. Juarez

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cm. Perez

14. Consideration of an application for rezoning Block 1594, Lot 1, Eastern Division, from B-1 (Limited Business District) to R-3 (Mixed Residential District), located at 2601 Palo Blanco at the east corner of Texas Street; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 1594, Lot 1, Eastern Division, located at 2601 Palo Blanco, from B-1 (Limited Business District) to R-3 (Mixed Residential District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Perez Second: Cm. Juarez

For: 8 Against: 0 Abstain: 0

Mr. Carlos Maldonado spoke against the zone change request.

Mr. Raul Zuazua spoke in favor of the zone change request.

Maria San Miguel spoke favor of allowing the zone change request.

Mrs. Julia Irma Lara, property owner, requested that council allow her the zone change request since her property had more space than her surrounding lots.

Motion to close the public hearing; override P & Z; and introduce the ordinance.

Moved : Cm. Perez Second: Cm. Perales

For: 7 Against: 0 Abstain: 0

(Cm. Cardenas was not present)

Ordinance Introduction: Cm. Perez

15. Consideration of an application for rezoning Block 697, Lots 7 and 8, Eastern Division, from R-O (Residential Office District) to B-3 (Community Business District), located at 1219 Chihuahua; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 697, Lots 7 and 8, Eastern Division, located at 1219 Chihuahua, from R-O (Residential Office District) to

B-3 (Community Business District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Perez Second: Cm. Cardenas

For: 8 Against: 0 Abstain: 0

Mr. Ron Whitehawk, representing various adjoining landowners, spoke against the zone change request. Mr. Whitehawk had a petition with several signatures who oppose the zone change. A list was not presented to the City Secretary.

Mr. Adolfo Gonzalez Pena, property owner, spoke in favor of being allowed the zone change request to place a car wash.

Ms. Mary Pena, representing Mr. Pena, spoke in favor of approving the zone change request.

Motion to close the public hearing, table the item, and that Mr. Gonzalez meet with the neighbors to discuss the issues of the this property zone change with them for the next meeting in March on zoning matters.

Moved: Cw. Aldridge Second: Cm. G. Perez

For: 8 Against: 0 Abstain: 0

16. Consideration of an application for rezoning Block 1000, Lots 7 and 8, Eastern Division, from R-1 (Single Family Residential District) to R-2 (Multi-Family Residential District), located on Mercer Street and Buena Vista Avenue; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 1000, Lots 7 and 8, Eastern Division, located on the corner of Mercer Street and Buena Vista Avenue, from R-1 (Single Family Residential District) to R-2 (Multi-Family Residential District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Castaneda Second: Cm. Cardenas

For: 8 Against: 0 Abstain: 0

Mr. Hector Villarreal, property owner, spoke in favor of being allowed the zone change request to build apartments.

A signature list of 23 surrounding residents who do not

oppose the zone change was given to the council and the City Secretary.

Motion to close the public hearing, approve the zone change, and introduce the ordinance.

Moved: Cw. Aldridge Second: Cm. G. Perez

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cw. Aldridge

17. Consideration of an application for rezoning Block 1209, Lots 10, 11, and 12, and the southwest part of Lot 9, Eastern Division, from R-1 (Single Family Residential District) to B-1 (Limited Business District), located at 401 Malinche; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 1209, Lots 10, 11, and 12, and the southwest part of Lot 9, Eastern Division, located at 401 Malinche, from R-1 (Single Family Residential District) to B-1 (Limited Business District); providing for publication and effective date.

Motion to open the public hearing.

Moved: Cw. Aldridge Second: Cm. Juarez

For: 8 Against: 0 Abstain: 0

Mr. Ron Whitehawk, representing the property owner Raquel Gonzalez, spoke in favor of allowing his client the zone change request for the purpose of providing a Day Care Center.

Mr. Mark Tobin, proposed Day Care Center builder, spoke in favor of the zone change request.

Motion to accept P&Z's recommendation and change to B-1 for a Day Care Center as per site plan that was presented to the council, introduce the ordinance, and close the public hearing.

Moved: Cw. Aldridge Second: Cm. Castaneda

For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Cw. Aldridge

18. Consideration of an application for rezoning Block 640, Lots 8, 9, and 10, Eastern Division, from R-2 (Multi-Family Residential District) to B-3 (Community Business District), located at 1112 Gustavus; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 640, Lots 8, 9, and 10, Eastern Division, located at 1112 Gustavus, from R-2 (Multi-Family Residential District) to B-3 (Community Business District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Perez Second: Cm. Cardenas

For: 8 Against: 0 Abstain: 0

Mr. Ron Whitehawk, representing the Alonzo family, spoke in favor of allowing the zone change request in order to provide a commercial parking area for their business.

Mr. Hector Alonzo spoke in favor of the zone change request.

Motion to close the public hearing, approve the zone change, and introduce the ordinance.

Moved: Cw. Moreno Second: Cm. Castaneda

For: 7 Against: 0 Abstain: 0

(Cw. Aldridge was not present)

Ordinance Introduction: Cw. Moreno

19. Consideration of an application for rezoning Block 1021, Lot 2A, Western Division, from B-3 (Community Business District) to B-4 (Highway Commercial District), located at 4101 San Dario; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 1021, Lot 2A, Western Division, located at 4101 San Dario, from B-3 (Community Business District) to B-4 (Highway Commercial District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Cardenas Second: Cm. Perez

For: 7 Against: 0 Abstain: 0

(Cw. Moreno was not present)

Marina Sukup, Planning Director, made the presentation to the City Council.

Mr. Ron Whitehawk, presenting Larry Plokin, spoke before the City Council in favor of granting his client the zone change request.

Mr. Larry Plokin, property owner, asked for the council's support.

Motion to close the public hearing and introduce.

Moved : Cm. Castaneda Second: Cm. G. Perez

For: 7 Against: 0 Abstain: 0

Ordinance Introduction: Cm. Castaneda

20. Consideration of an application for rezoning Block 162, Lots 2, 3, and 4, Western Division, from B-3 (Community Business District) to B-2 (Central Business District), located in the 1500 Block of Grant; and that an ordinance be introduced.

INTRODUCTION OF AN ORDINANCE

Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 162, Lots 2, 3, and 4, Western Division, located in the 1500 Block of Grant, from B-3 (Community Business District) to B-2 (Central Business District); providing for publication and effective date.

Motion to open the public hearing.

Moved : Cm. Juarez Second: Cm. Perez

For: 7 Against: 0 Abstain: 0

(Cw. Aldridge was not present.)

There was no public input.

Motion to close the public hearing and deny the zone change request.

Moved: Cm. Cardenas Second: Cm. G. Perez

For: 8 Against: 0 Abstain: 0

21. Public hearing concerning a proposed Convention/ Multi-Events Center for the City of Laredo.

Motion to open the public hearing.

Moved : Cm. Juarez Second: Cm. Perez

Adjournment time was at 8:15 P.M.

I HEREBY CERTIFY THAT THE ABOVE MINUTES CONTAINED IN PAGES 01 TO 15 ARE TRUE, COMPLETE AND CORRECT PROCEEDINGS OF THE SPECIAL CITY COUNCIL MEETING HELD ON THE 22ND DAY OF FEBRUARY, 1993. A CERTIFIED COPY IS ON FILE AT THE CITY SECRETARY'S OFFICE.

GUSTAVO GUEVARA, JR.

CLTY SECRETARY

MINUTES PREPARED BY: Delia Rodriguez, Deputy City Secretary II

APPROVED BY CITY COUNCIL: MARCH 1, 1993

CORRECTIONS: